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TOTAL VACATION SUBDIVISION REVIEW SHEET

CASE NO.: C8-05-0138.1A(VAC)

PC DATE: October 28, 2010

SUBDIVISION NAME: San Pedro Section 1, Total Plat Vacation

AREA: 8.6 acres

LOT(S): 46

OWNER/APPLICANT: Marbella Development
(282-6060)

AGENT: Blayne Stansberry
(292-8000)

ADDRESS OF SUBDIVISION: 2117 Maxwell Lane

GRIDS: L-18

COUNTY: Travis

WATERSHED: Carson Creek

JURISDICTION: Full

EXISTING ZONING: SF-2-NP

NEIGHBORHOOD PLAN: Montopolis

PROPOSED LAND USE: single family

DEPARTMENT COMMENTS: The request is for approval of the San Pedro Section 1 Total Plat Vacation of Lots 1-46 and the proposed internal right-of-way. The applicant desires to totally vacate the subdivision in order to go back to the original subdivision, portions of the A.H. Neighbors Subdivision. The applicant cannot secure additional funding via a letter of credit at this time for the proposed infrastructure. The City will retain via separate instrument any required easements.

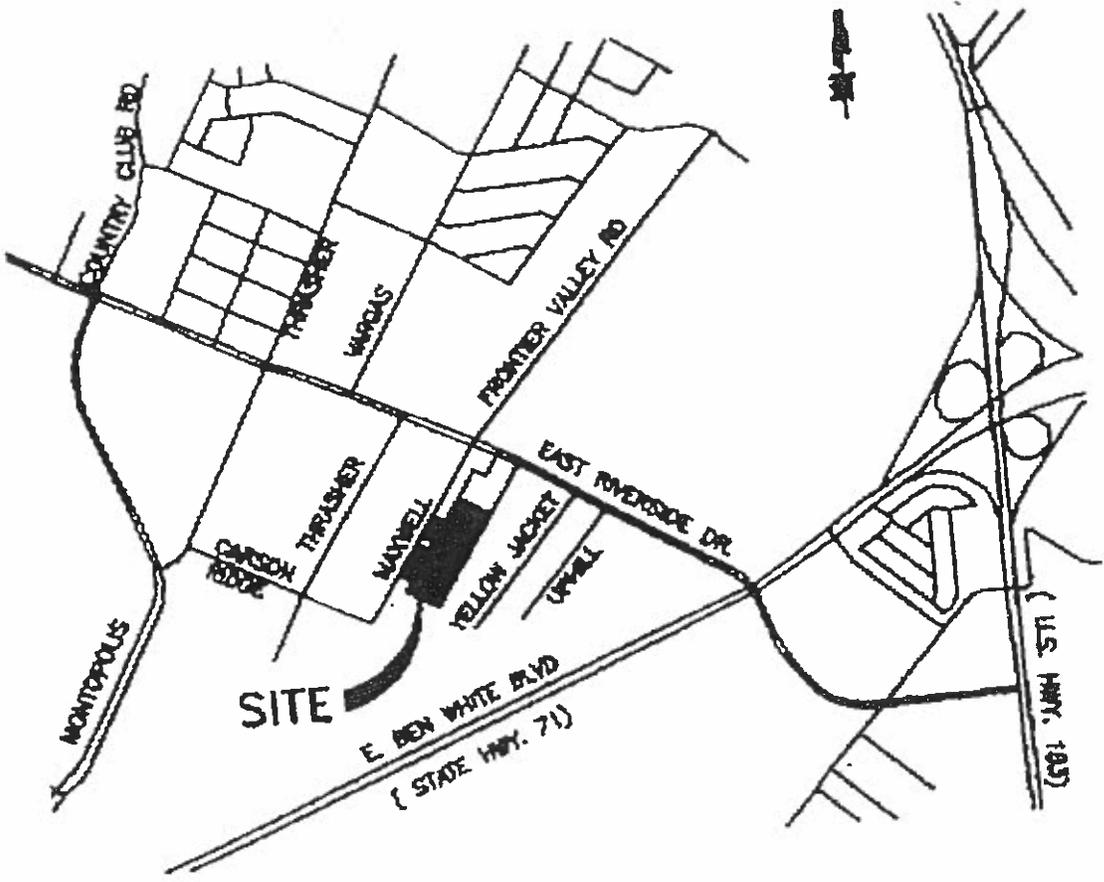
STAFF RECOMMENDATION: The staff recommends approval of the total plat vacation.

PLANNING COMMISSION ACTION:

CITY STAFF: Don Perryman
e-mail: don.perryman@ci.austin.tx.us

PHONE: 974-2786

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LOCATION MAP
NOT TO SCALE

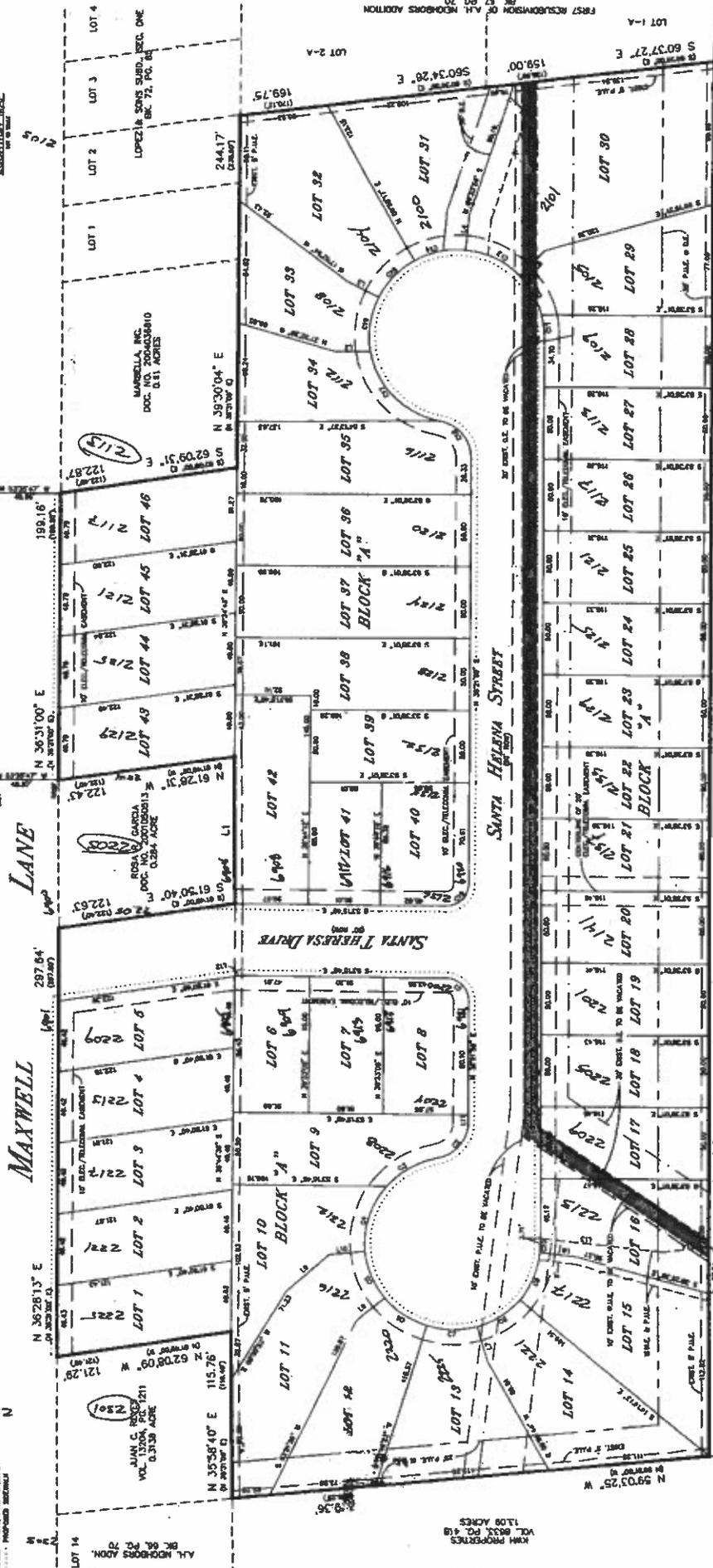
SAN PEDRO SUBDIVISION SECTION 1

- NOTES:**
1. ALL EXISTING EASEMENTS TO BE MAINTAINED AND NEW EASEMENTS TO BE DESCRIBED BY PLAN OR SEPARATE INSTRUMENT.
 2. THE PROPERTY LINES SHOWN ON THIS PLAN ARE BASED ON THE SURVEY DATA AND FIELD MEASUREMENTS. THE PROPERTY LINES SHOWN ON THIS PLAN ARE NOT TO BE CONSIDERED AS A GUARANTEE OF ACCURACY. THE SURVEYOR WILL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THIS PLAN.
 3. SUBJECT TRACT IS UNDER CITY OF AUSTIN JURISDICTION.



LEGEND:

- PROPERTY LINE
- EASEMENT
- CURB & PAVEMENT
- DRIVE
- FENCE
- UTILITY
- EXISTING BUILDING
- PROPOSED BUILDING



CURVE	NAME	LENGTH	TANGENT	CHORD	BEARING	AREA	PERCENTAGE	LOT NO.	AREA IN SQUARE FEET	LOT NO.	AREA IN SQUARE FEET
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WANDA LEE BRANSON THOMPSON, P.E.
 TRACT 500 ACRES
 LESS CURB & PAVEMENT
 VOL. 11584, P.C. 303
 LESS CURB & PAVEMENT
 VOL. 11584, P.C. 303

SNS Engineering Inc.
 Consulting Engineers • Land Planners • Surveyors

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